

# TOWN of NORTH HEMPSTEAD

## BOARD of ZONING APPEALS

### NEW CASES APRIL 16, 2008

APPEAL #18391 - Sheldon Zucker , variances 70-49.B & 208.F to permit the alteration & addition to an existing non-conforming one-family dwelling exceeding the maximum floor area; S/side #46-30 Iris La., 100' W/of Kensington Pl., Great Neck, Sec. 2, Blk. 76, Lot 130, R-C District.

APPEAL #18392 - Julio Baudet/Ed Dickman, R.A. , variances 70-40.A & 70-208.F to permit alteration & addition to a single family dwelling into an established non-conforming front yard setback; N/side #36 Summer Ave., 480' E/of Spinney Hill Dr., Great Neck, Sec. 2, Blk. 114, Lot 58, R-B District.

APPEAL #18393 - Fredrick & Janet Giovanelli/Steven Smith, R.A. , variances 70-30.B & 70-208.F to permit the addition & alteration to a non-conforming dwelling with insufficient front yard on a corner lot; N/E/cor. #156 Sussex Dr. & Harrow La., Manhasset, Sec. 3, Blk. 184, Lot 165, R-A District.

APPEAL #18394 - Amir & Molly Dasila/Luigi Gileno , variances 70-40 & 70-208.F to permit alteration & addition to a non-conforming single family dwelling with insufficient front yard setback; N/W/cor. #50 Oakland Ave & Radcliff Ave., Port Washington, Sec. 4, Blk. 12, Lot 49, R-B District.

APPEAL #18395 - Robert Sudaley , variance 70-102.A(2) & 70-100.2.A(4) to permit erection of a fence exceeding height & extending beyond the building line; N/W/cor. #6 Shall Rd. & Sandy Hollow Rd., Port Washington, Sec. 5, Blk. 3, Lot 127 R-C District.

APPEAL #18396 - Patricia O'Neill, R.A./D. Powell , variances 70-226 & 70-202.2 to permit maintenance of paving within a front yard exceeding the maximum square footage & elimination of storm water retention system; S/E/cor #1 Secor Dr., S. & Shore Rd. (North Plandome Rd.) Port Washington, Sec. 5, Blk. 78, Lot 129, R-A District.

APPEAL #18397 - David & Tracey Bianco , variance 70-30.C & 70-208.F to permit the second floor addition & alteration to a non-conforming dwelling within the average front yard setback; E/side #1 South Ct., 101.55' S/of Pine Dr., Port Washington, Sec. 5, Blk. 111, Lot 20, R-A District.

APPEAL #18398 - Renaton & Linda Budinic , conditional use 70-35 to permit use of a single family dwelling as a Mother/Daughter Residence; E/side #4 Crestwood Rd., 105.91' N/of Lynn Rd., Port Washington, Sec. 6, Blk. 49, Lot 56, R-B District.

APPEAL #18399 - Hillary & Michael Breit , variance 70-100.2.A(4) to permit erection of a fence exceeding height along the rear property line; E/side #169 Dogwood Rd., 695.96' N/of Birch Dr., Roslyn, Sec. 7, Blk. 300, Lot 22, R-A District.

APPEAL #18400 - Fran Braunsdorf/Chinnamma Gudta , variances 70-50, 70-51, 70-101,B & 70-208.F to permit alteration & addition to a non-conforming single family dwelling into a required front & side yard setbacks; W/side #8 North Fourth St., 105' N/of Bryant Ave., New Hyde Park, Sec. 8, Blk. 15, Lot 147, R-C District.

APPEAL 18401 - Raj Tolat , variances 70-32.A, 70-30.A, 70-31.A & 70-208.F to permit alteration & addition to a non-conforming family dwelling into a required front, side & aggregate side yards & extending into the required sky exposure plane; E/side #22 Crest Rd., 104.08 S/of Summit La., New Hyde Park, Sec. 8, Blk. 238, Lot 7, R-A District.

APPEAL #18402 - Hal Fuchs , variance 70-21.A to permit maintenance of an AC unit & attached shed with insufficient side yard setback; S/side #8 Barnyard La., 147' E/of Roslyn Rd., Roslyn Heights, Sec. 9, Blk. 545, Lot 2, R-AA District.

#### ADJOURNED CASES:

APPEAL #18374.A - Fleet Holdings, LLC/Stanley Brzezinski, Sr. , variance 70-47.1.D to permit erection of a single family dwelling on a lot with insufficient width; S/side #300 Mallard Rd., 446.21' W/of Cherry La., Carle Place, Sec. 10, Blk. 35, Lot 22, R-C District.

APPEAL #18374.B - Fleet Holdings, LLC/Stanley Brzezinski, Sr. , variance 70-47.1.D to permit erection of a single family dwelling on a lot with insufficient width; S/side #300 Mallard Rd., 496.21' W/of Cherry La., Carle Place, Sec. 10, Blk 35, Lots 24 & 25, R-C District.

APPEAL #18375 - F.B of Long Island, Carle Place, Inc./Voice Road Investors, LLC , conditional use 70-187.Q & variance 70-103.A to permit the alterations to a retail store for use as a restaurant with insufficient off-street parking, a request for a determination under 70-225 to review the Notice of Disapproval issued by the building official & a request to amend the Board's prior decision under Appeal #15140 which prohibits a food related occupancy within this accessory retail building; S/W/cor #198 Glen Cove Rd. & Voice Rd. Carle Place, Sec. 9 Blk. 663 Lot 37, I-B District.